This instrument prepared by Thomas E. Stewart, Stewart & Black, Attorneys, 4705 Gallatin Road, Nashville, Tennessee 37216

WARRANTY DEED

BOOK 4633 PAGE 60

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHNNIE O. MILLER, ET UX (NAME)	HOME FEDERAL SAVINGS & LOAN (NAME)	GO12234
203 UTLEY DRIVE (STREET ADDRESS OR ROUTE NUMBER)	L & C TOWER (STREET ADDRESS)	18-7
GOODLETTSVILLE, TENN. (CITY) (P. O. ZONE) (STATE)	NASHVILLE, TENNESSEE 37219 (CITY) (ZONE) (STATE)	19

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00)-- *Dollars,*

cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged,

JOHNNIE L. AYERS, AND WIFE, DANIETH W. AYERS,

have this day bargained and sold, and do hereby transfer and convey unto the said

JOHNNIE O. MILLER, AND WIFE, JUANITA F. MILLER, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Connell Estates, Section I, a plan of which is of record in Book 2900, page 15, Register's Office for Davidson County, Tennessee.

Said Lot No. 50 fronts 117.1 feet on the northeasterly side of Utley Drive and runs back 270 feet on the northwesterly line and 294.2 feet on the southeasterly line, to a dead line in the rear on which it measures 173. feet.

Being the same property conveyed to Johnnie L. Ayers, and wife, Danieth W. Ayers, by deed from W. C. Moncrief & Co., Inc., as of record in Book 3131, page 108, said Register's Office.

This conveyance is subject to restrictive covenants contained in instrument of record in Book 2927, page 581, R.O.D.C.T. and also subject to applicable setback and easement provisions of record.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater for this transfer is $ 31,000.00

Subscribed and sworn to before me, this the 24th day of August, 1972.

Affiant

My commission expires: May 1, 1974 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 203 UTley Drive, Goodlettsville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

grantees, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* , except as appears of record.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 23rd *day of* August, 1972, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Johnnie L. Ayers

Danieth W. Ayers

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* JOHNNIE L. AYERS, AND WIFE, DANIETH W. AYERS,

the within named bargainor.S., with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 23rd *day of* August, *19* 72.

Harold W. Fitzpatrick *Notary Public*

Commission expires May 1, 1974

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

AUG 30 72	CONV	31,000.00			
AUG 30 72	S'TAX		A*	80.60	
AUG 30 72	PR'FEE		A*	.50	
AUG 30 72	W'DEED		A*	4.00	* 85.10

WARRANTY DEED

FROM
JOHNNIE L. AYERS, ET UX

TO
JOHNNIE O. MILLER, ET UX

B 7 3 8 4 6

IDENTIF. REFERENCE

AUG 30 2 52 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

File: Home Federal S/L Assn.

L-00028-8